

UNOFFICIAL COPY

FORECLOSURE SALE DEED

THE GRANTOR, The Judicial Sales Corporation, an Illinois Corporation, pursuant to and under the authority conferred by the provisions of an Order Appointing Selling Officer and a Judgment entered by the Circuit Court of Cook County, Illinois, on May 17, 2023, in Case No. 22 CH 5903, entitled THE BANK OF NEW YORK MELLON, FKA, THE BANK

Doc#: 2412124170 Fee: \$107.00

CEDRIC GILES

COOK COUNTY CLERK'S OFFICE

Date 4/30/2024 10:14 AM Pg: 1 of 4

Dec ID 20240401677526

ST/Co Stamp 0-844-914-992 ST Tax \$0.00 CO Tax \$0.00

OF NEW YORK, AS SUCCESSOR IN INTEREST TO JPMORGAN CHASE BANK, N.A., AS TRUSTEE FOR STRUCTURED ASSET MORTGAGE INVESTMENTS II TRUST 2006-AR4, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES, 2006-AR4 vs. CYNTHIA BROOKS MCFADDEN, et al, and pursuant to which the premises hereinafter described were sold at public sale pursuant to notice given in compliance with 735 ILCS 5/15-1507(c) by said grantor on November 20, 2023, does hereby grant, transfer, and convey to **THE BANK OF NEW YORK MELLON, FKA, THE BANK OF NEW YORK, AS SUCCESSOR IN INTEREST TO JPMORGAN CHASE BANK, N.A., AS TRUSTEE FOR STRUCTURED ASSET MORTGAGE INVESTMENTS II TRUST 2006-AR4, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES, 2006-AR4** the following described real estate situated in the County of Cook, in the State of Illinois, to have and to hold forever:

LOT 157 IN HENNING E. JOHNSON'S FIRST ADDITION TO MEADOW LANE SUBDIVISION IN THE EAST 1/2 OF THE WEST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 11, TOWNSHIP 36 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED AUGUST 30, 1957 AS DOCUMENT 16999617, IN COOK COUNTY, ILLINOIS.

Commonly known as 15310 SUNSET DR., DOLTON, IL 60419

Property Index No. 29-11-424-034-0000

Grantor has caused its name to be signed to those present by its President and Chief Executive Officer on this 10th day of April, 2024.

The Judicial Sales Corporation



Wendy Morales

President and Chief Executive Officer

VILLAGE OF DOLTON
WATER / REAL PROPERTY TRANSFER TAX No. 27173
ADDRESS 15310 Sunset
ISSUE 4-15-24 EXPIRED 5-15-24
AMT 50.00
TYPE Judicial
VILLAGE COMPTROLLER

**FIDELITY NATIONAL
TITLE INSURANCE**

UNOFFICIAL COPY JUDICIAL SALE DEED

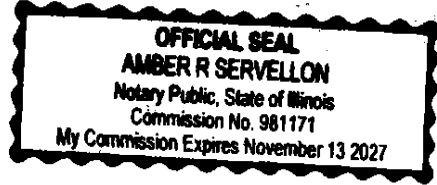
Property Address: 15310 SUNSET DR., DOLTON, IL 60419

State of IL, County of COOK ss, I, Amber Servellon, a Notary Public, in and for the County and State aforesaid, do hereby certify that Wendy Morales, personally known to me to be the President and Chief Executive Officer of The Judicial Sales Corporation, appeared before me this day in person and acknowledged that as such President and Chief Executive Officer he/she signed and delivered the said Deed pursuant to authority given by the Board of Directors of said corporation, as his/her free and voluntary act, and as the free and voluntary act and Deed of said corporation, for the uses and purposes therein set forth.

Given under my hand and seal on this

10th day of April, 2024

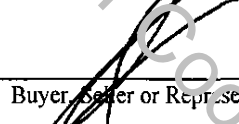

Notary Public



This Deed was prepared by August R. Butera, The Judicial Sales Corporation, One South Wacker Drive, 24th Floor, Chicago, IL 60606-4650.

Exempt under provision of Paragraph Section 31-45 of the Real Estate Transfer Tax Law (35 ILCS 200/31-45).

4-12-24
Date


Buyer, Seller or Representative

Grantor's Name and Address:

THE JUDICIAL SALES CORPORATION
~~One South Wacker Drive, 24th Floor~~ 3217 S. Decker Lake Dr.
~~Chicago, Illinois 60606-4650~~ Salt Lake City UT 84119
(312)236-SALE

Grantee's Name and Address and mail tax bills to:

THE BANK OF NEW YORK MELLON, FKA, THE BANK OF NEW YORK, AS SUCCESSOR IN INTEREST TO JPMORGAN CHASE BANK, N.A., AS TRUSTEE FOR STRUCTURED ASSET MORTGAGE INVESTMENTS II TRUST 2006-AR4, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES, 2006-AR4

Contact Name and Address:

Contact: Select Portfolio Services, Inc
Address: 3217 S Decker Lake Dr
Salt Lake City, UT 84119
Telephone: 801-594-6098

Mail To:

LAW OFFICES OF IRA T. NEVEL, LLC
175 N. Franklin Street, Suite 201
CHICAGO, IL, 60606
Att No. 18837
File No. 22-01750

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FIDELITY NATIONAL TITLE INSURANCE COMPANY

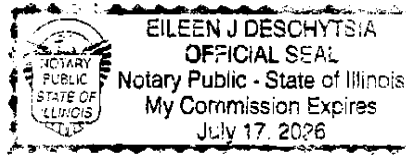
PHONE:
FAX:

STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire or hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire or hold title to real estate under the laws of the State of Illinois.

Dated April 11, 2024 Signature: _____
Grantor or Agent

Subscribed and sworn to before me by the
said Grantor
this 11th day of April
2024

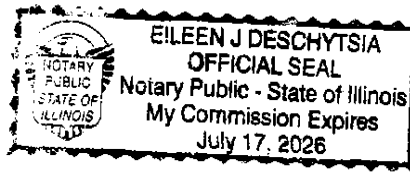


Notary Public

The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire or hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire or hold title to real estate under the laws of the State of Illinois.

Dated April 11, 2024 Signature: _____
Grantee or Agent

Subscribed and sworn to before me by the
said Grantee
this 11th day of April
2024



Notary Public

NOTE: Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

[Attach to deed or ABI to be recorded in Cook County, Illinois, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.]

UNOFFICIAL COPY

REAL ESTATE TRANSFER TAX

19-Apr-2024



COUNTY:	0.00
ILLINOIS:	0.00
TOTAL:	0.00

29-11-424-034-0000

| 20240401677526 | 0-844-914-992

Property of Cook County Clerk's Office